

**MINUTES  
CITY OF LONSDALE  
CITY COUNCIL MEETING  
JANUARY 31, 2013**

**1. CALL TO ORDER**

Mayor Rud called a meeting of the Lonsdale City Council to order at 7:00 p.m. in the City Council Chambers, 415 Central Street West.

**2. PLEDGE OF ALLEGIANCE**

Everyone stood and recited the pledge of allegiance.

**3. ROLL CALL**

Members Present: Daleiden, Kodada, Rud, Furrer, and Pelava

Members Absent: None

City Staff Present: City Administrator Joel Erickson, City Planner Benjamin Baker, Public Works Director Russ Vlasak, City Engineer Kevin Kawlewski

**4. APPROVAL OF AGENDA**

Mayor Rud asked if there were any corrections, additions, or deletions to the agenda.

A motion was made by Pelava and seconded by Furrer to approve the agenda as presented. Vote for: Daleiden, Kodada, Rud, Furrer and Pelava. Vote against: None. Abstained: None. Vote: 5-0. Motion carried.

**5. APPROVAL OF MINUTES**

A motion was made by Kodada and seconded by Furrer to approve the Minutes from the December 27, 2012 Regular Meeting, the January 2, 2013 Special Meeting, the January 3, 2013 Special Meeting, the January 10, 2013 Special Meeting and the January 10, 2013 Regular Meeting. Vote for: Daleiden, Kodada, Rud, Furrer and Pelava. Vote against: None. Abstained: None. Vote: 5-0. Motion carried.

**6. PUBLIC HEARINGS**

None

**7. PRESENTATION OF CITIZEN PETITIONS AND COMMENTS**

None

**8. APPROVAL OF THE CONSENT AGENDA**

A motion was made by Kodada and seconded by Pelava to approve the consent agenda as follows:

- a. Monthly Bills
- b. Treasurer’s Report
- c. Board and Commission Minutes

Vote for: Daleiden, Kodada, Rud, Furrer and Pelava. Vote against: None. Abstained: None. Vote: 5-0. Motion carried.

**9. OLD BUSINESS**

None

**10. NEW BUSINESS**

- a. Presentation of a Certificate of Appreciation to Carol Dietz for her Service to the Lonsdale Economic Development Authority (EDA) – Mayor Tim Rud  
Mayor Rud listed past accomplishments completed by Carol Dietz and the EDA since 2005. Rud and the Council thanked Dietz for her 8 years of service on the EDA and for promoting Lonsdale. Rud presented Dietz with a plaque, and everyone applauded.

- b. Consider Approval of Resolution 2013-07, a Resolution Awarding Sale, Prescribing the Form and Details and Providing for the Payment of \$900,000 General Obligation Crossover Refunding Improvement Bonds, Series 2013A – Paul Donna, Northland Securities

Paul Donna of Northland Securities provided the Council with a summary of the proposed bond sales. Donna also discussed the City’s recently assigned Standard & Poors “A+” bond rating. He said that Lonsdale’s credit rating is very good for a smaller-sized city. He explained that the new refinanced bond would save the City \$35,000 between 2014 and 2018. Donna said that the bond sale documents were reviewed by the City Attorney. The Council all agreed that saving money was a plus for the City.

A motion was made by Kodada and seconded by Daleiden to approve Resolution 2013-07, a resolution awarding sale, prescribing the form and details and providing for the payment of \$900,000 General Obligation Crossover Refunding Improvement Bonds, Series 2013A. Vote for: Daleiden, Kodada, Rud, Furrer and Pelava. Vote against: None. Abstained: None. Vote: 5-0. Motion carried.

- c. Consider Approval of an Escrow Agreement Between the City of Lonsdale and Northland Trust Services, Inc. Pertaining to the \$900,000 in General Obligation Crossover Refunding Improvement Bonds, Series 2013A – Joel Erickson, City Administrator

Donna explained that the proceeds from the sale of the 2013A Bonds need to be placed into an escrow account and can be reinvested until the funds are removed and used to pay off the 2007A bonds on February 1, 2014.

A motion was made by Kodada and seconded by Furrer to approve an Escrow Agreement between the City of Lonsdale and Northland Trust Services, Inc. pertaining to the \$900,000 in General Obligation Crossover Refunding Improvement Bonds, Series 2013A. Vote for: Daleiden, Kodada, Rud, Furrer and Pelava. Vote against: None. Abstained: None. Vote: 5-0. Motion carried.

- d. Presentation of the 2013 Tri-City United School Building Projects and Information Regarding the Agriculture Career Academy – Tri-City United Representatives  
Tri-City United (TCU) Superintendent Matthew Helgerson presented a slide show presentation to the Council and audience regarding the upcoming 2013 spring/summer building projects. He said that three new classrooms will be added at Lonsdale Elementary School and that two new classrooms will be added to the High School in Montgomery. He provided details and cost estimates for the proposed additions. He also discussed proposed roofing projects for buildings in Montgomery and LeCenter.

The Council thanked Helgerson for the update.

TCU Agriculture Educator Lisa Hoefs presented a slide show presentation to the City Council regarding newly offered classes centered around agriculture. She said that the Agriculture Career Academy at TCU will focus on agribusiness, animal and plant science, and natural resources. She provided detailed information on the vision of the academy, student opportunities, and course framework.

The Council thanked Hoefs for the information pertaining to the Ag Career Academy at TCU.

- e. Consider Approval to Authorize the Mayor and City Administrator to Sign a Subordination Agreement Pertaining to the Small Cities Development Program Housing Repayment Agreement Between the City of Lonsdale and Judith Davis – Joel Erickson, City Administrator

The Council reviewed a request by Judith Davis pertaining to a grant she received from the City through the Small Cities Housing Program. Erickson explained that the City needs to sign a subordination agreement, subordinating its lien, which would allow Davis to refinance her property. Erickson said that the Council approved a similar request in 2012 from another grant recipient.

A motion was made by Kodada and seconded by Pelava to approve and authorize the Mayor and City Administrator to sign a Subordination Agreement pertaining to the Small Cities Development Program Housing Repayment Agreement between the City of Lonsdale and Judith Davis. Vote for: Daleiden, Kodada, Rud, Furrer and Pelava. Vote against: None. Abstained: None. Vote: 5-0. Motion carried.

- f. Consider Approval of Resolution 2013-08, a Resolution to Contract with a Councilmember – Joel Erickson, City Administrator  
Erickson presented the Council with a conflict of interest affidavit for Lonsdale Auto Works, owner Scott Pelava. He said that the Public Works Department obtained a DOT Inspection from Lonsdale Auto Works totaling \$69.95.

A motion was made by Daleiden and seconded by Kodada to approve Resolution 2013-08, a resolution to contract with a Councilmember. Vote for: Daleiden, Kodada, Rud, and Furrer. Vote against: None. Abstained: Pelava. Vote: 4-1-1. Motion carried.

- g. Presentation of the 2012 Community Development Report – Ben Baker, City Planner  
The City Council reviewed the 2012 Community Development Report while Baker explained the details of the report. The report included a summary, maps, spreadsheets, and charts. Baker relayed Community Development related stats and details, including the following:

- Residential new home permits for area cities followed a geographic pattern, where cities located closer to the Twin Cities issued more permits and cities further away had less permits.
- Lonsdale had 10 new home permits in 2012, which is more permits than cities located to the south and less than cities to the north: Mattamy Homes (5), Brandl Anderson (3), JB Woodfitter (1), and Cold Creek Construction (1). The new home values totaled \$1.74 million. Lonsdale has had more new home permits over the last five years (74) compared the surrounding closest six cities.
- Due to the large number of ReRoofing Permits (270) and ReSiding Permits (43), the total number of building permits issued increased from 175 in 2011 to 398 in 2012, setting a new record. The associated City Fees collected for all building permits was almost identical to 2011 at \$36,400.
- There are 358 platted single family residential lots available, and 69% of the buildable lots in the newer subdivisions are built on. Based on current trends and projected estimates, Lonsdale should have an adequate residential lot inventory until sometime between 2018-2025, at which time a new residential development plat should be considered.
- Hookup fees of \$92,500 were collected in 2012 for Sewer Access Connection (SAC) and Water Access Connections (WAC).
- Planning & Zoning Service revenues, totaling \$12,010 in 2012, have increased each year over the last three years.
- Two unfinished homes from 2006 in Legacy Meadows are currently being finished.

Rud thanked Baker for the thorough report.

## 11. OTHER BUSINESS

### a. Council / Department Reports

#### *Council Member Daleiden*

Daleiden said that the liquor store numbers from January look to be better than in previous years. Erickson stated that auditors may have found another \$11,000 in profit from 2012.

#### *Council Member Kodada*

Kodada stated that the Park Board will be reviewing pavilion slab foundation and design options for Sticha Park at their upcoming meeting.

#### *Council Member Furrer*

Furrer stated that Amanda Motz and Karal Krammer were recently appointed to the Library Board. She said that Debbie Zellner was recently appointed to the EDA. Furrer said that the Lonsdale First drawing was held at the last EDA meeting.

#### *Council Member Pelava*

Pelava said that the Planning Commission reviewed conceptual plans and information related to the Business Park at their last meeting. He also stated that the Planning Commission will be reviewing the 2025 Comprehensive Plan at the next meeting. Pelava mentioned that he recently noticed survey work being conducted at the Business Park site.

#### *Mayor Rud*

Rud stated that the Lonsdale Area Chamber of Commerce is looking for volunteers for the bailout fundraising event. He mentioned that the Lonsdale Area Food Shelf is also looking for volunteers. He said that the Fire Board will be meeting on Monday night. He stated that George Kallal died, and he noted that Kallal was the Fire Chief for 18 years.

## 12. ADJOURNMENT

A motion was made by Kodada and seconded by Pelava to adjourn the meeting. Vote for: Daleiden, Kodada, Rud, Furrer and Pelava. Vote against: None. Abstained: None. Vote: 5-0. Motion carried. The meeting ended at 8:00 pm.

Respectfully Submitted:

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Joel A. Erickson, City Administrator